

039.0

Map

0005

Block

0005.0

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRaised: 624,800 /

USE VALUE: 624,800 /

ASSESSed: 624,800 /

Total Card /

Total Parcel

624,800

624,800

624,800

PROPERTY LOCATION

| | | |
|----|--------|-----------------------|
| No | Alt No | Direction/Street/City |
| 6 | | REGIS RD, ARLINGTON |

OWNERSHIP

| | | | | |
|-----------|---------------------|-------|----------|---|
| Owner 1: | NG HERMAN & LINDA K | | | |
| Owner 2: | | | | |
| Owner 3: | | | | |
| Street 1: | 6 REGIS ROAD | | | |
| Street 2: | | | | |
| Twn/City: | ARLINGTON | | | |
| St/Prov: | MA | Cntry | Own Occ: | Y |
| Postal: | 02474 | Type: | | |

PREVIOUS OWNER

| | | | |
|-----------|--|-------|--|
| Owner 1: | | | |
| Owner 2: | | | |
| Street 1: | | | |
| Twn/City: | | | |
| St/Prov: | | Cntry | |
| Postal: | | | |

NARRATIVE DESCRIPTION

This parcel contains .143 Sq. Ft. of land mainly classified as One Family with a Cape Building built about 1952, having primarily Vinyl Exterior and 1908 Square Feet, with 1 Unit, 1 Bath, 1 3/4 Bath, 0 HalfBath, 6 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

| | | | |
|------|------------|--------|----------|
| Code | Descrip/No | Amount | Com. Int |
| | | | |
| | | | |
| | | | |
| | | | |

PROPERTY FACTORS

| | | | | | | |
|------------|------|-------------|-----|---------|------|-------------|
| Item | Code | Description | % | Item | Code | Description |
| Z | R1 | SINGLE FA | 100 | water | | |
| o | | | | Sewer | | |
| n | | | | Electri | | |
| Census: | | | | Exmpt | | |
| Flood Haz: | | | | | | |
| D | | | | Topo | 1 | Level |
| s | | | | Street | | |
| t | | | | Gas: | | |

LAND SECTION (First 7 lines only)

| | | | | | | | | | | | | | | | | | | | | | | | | | | | |
|----------|-------------|----------|-------------|--------------------|-----------|-----------|-----------|------------|------------|------|-------|------------|-----------|--------|---|--------|---|--------|---|-----------------|-----------|---|-----------|--------|------|-----------|-------|
| Use Code | Description | LUC Fact | No of Units | Depth / PriceUnits | Unit Type | Land Type | LT Factor | Base Value | Unit Price | Adj | Neigh | Neigh Infl | Neigh Mod | Infl 1 | % | Infl 2 | % | Infl 3 | % | Appraised Value | Alt Class | % | Spec Land | J Code | Fact | Use Value | Notes |
| 101 | One Family | | 6240 | | Sq. Ft. | Site | | 0 | 64. | 0.97 | 3 | | | | | | | | | 388,609 | | | | | | 388,600 | |

IN PROCESS APPRAISAL SUMMARY

| | | | | | |
|--------------|-----------------|--------------------------------|------------|------------|-------------|
| Use Code | Land Size | Building Value | Yard Items | Land Value | Total Value |
| 101 | 6240.000 | 236,200 | | 388,600 | 624,800 |
| | | | | | |
| | | | | | |
| | | | | | |
| Total Card | 0.143 | 236,200 | | 388,600 | 624,800 |
| Total Parcel | 0.143 | 236,200 | | 388,600 | 624,800 |
| Source: | Market Adj Cost | Total Value per SQ unit /Card: | 327.46 | /Parcel: | 327.46 |

Legal Description

User Acct

26028

GIS Ref

GIS Ref

Insp Date

10/31/18

Parcel ID

039.0-0005-0005.0

PREVIOUS ASSESSMENT

| | | | | | | | | | | |
|--------|-----|-----|------------|-----------|-----------|------------|-------------|---------------|---------------|------------|
| Tax Yr | Use | Cat | Bldg Value | Yrd Items | Land Size | Land Value | Total Value | Asses'd Value | Notes | Date |
| 2022 | 101 | FV | 236,200 | 0 | 6,240. | 388,600 | 624,800 | | Year end | 12/23/2021 |
| 2021 | 101 | FV | 227,900 | 0 | 6,240. | 388,600 | 616,500 | | Year End Roll | 12/10/2020 |
| 2020 | 101 | FV | 227,900 | 0 | 6,240. | 388,600 | 616,500 | 616,500 | Year End Roll | 12/18/2019 |
| 2019 | 101 | FV | 200,900 | 0 | 6,240. | 352,200 | 553,100 | 553,100 | Year End Roll | 1/3/2019 |
| 2018 | 101 | FV | 200,900 | 0 | 6,240. | 334,000 | 534,900 | 534,900 | Year End Roll | 12/20/2017 |
| 2017 | 101 | FV | 200,900 | 0 | 6,240. | 291,500 | 492,400 | 492,400 | Year End Roll | 1/3/2017 |
| 2016 | 101 | FV | 200,900 | 0 | 6,240. | 249,000 | 449,900 | 449,900 | Year End | 1/4/2016 |
| 2015 | 101 | FV | 188,100 | 0 | 6,240. | 230,700 | 418,800 | 418,800 | Year End Roll | 12/11/2014 |

SALES INFORMATION

| | | | | | | | | | |
|---------|-----------|------|----------|-----------|------------|----|-----|-------|-------|
| Grantor | Legal Ref | Type | Date | Sale Code | Sale Price | V | Tst | Verif | Notes |
| | 16101-126 | | 4/1/1985 | | 128,500 | No | No | Y | |
| | | | | | | | | | |
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| | | | | | | | | | |

TAX DISTRICT

PAT ACCT.

BUILDING PERMITS

| | | | | | | | | |
|-----------|--------|----------|--------|-----|------------|----------|------------|---------|
| Date | Number | Descrip | Amount | C/O | Last Visit | Fed Code | F. Descrip | Comment |
| 5/14/2019 | 644 | Insulate | 10,000 | C | | | | |
| | | | | | | | | |
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ACTIVITY INFORMATION

| | | | |
|------------|--------------|-----|---------|
| Date | Result | By | Name |
| 10/31/2018 | MEAS&NOTICE | HS | Hanne S |
| 4/6/2009 | Meas/Inspect | 163 | PATRIOT |
| 4/25/2000 | Inspected | 263 | PATRIOT |
| 2/18/2000 | Measured | 197 | PATRIOT |
| 1/1/1990 | | PM | Peter M |
| | | | |
| | | | |
| | | | |
| | | | |

Sign:

VERIFICATION OF VISIT NOT DATA

___/___/___

Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - ArchiveProArling

aprob

2023

